

00559842/ME



IN THE SUPERIOR COURT OF WASHINGTON FOR KING COUNTY

DEUTSCHE BANK TRUST COMPANY  
AMERICAS, AS TRUSTEE FOR THE  
CERTIFICATEHOLDERS OF DOVER  
MORTGAGE CAPITAL 2005-A  
CORPORATION, GRANTOR TRUST  
CERTIFICATES, SERIES 2005-A

vs.

ARCHIE F. CURTIS; NANCY L. CURTIS;  
BANK OF AMERICA, N.A.; PRIDE  
ACQUISITIONS, LLC; DOES 1-10  
INCLUSIVE; UNKNOWN OCCUPANTS  
OF THE SUBJECT REAL PROPERTY;  
PARTIES IN POSSESSION OF THE  
SUBJECT REAL PROPERTY; PARTIES  
CLAIMING A RIGHT TO POSSESSION  
OF THE SUBJECT PROPERTY; ALL  
OTHER UNKNOWN PERSONS OR  
PARTIES CLAIMING ANY RIGHT,  
TITLE, ESTATE, LIEN, OR INTEREST IN  
THE REAL ESTATE DESCRIBED IN THE  
COMPLAINT HEREIN

**SHERIFF'S NOTICE TO JUDGMENT DEBTOR OF  
SALE OF REAL PROPERTY**

CAUSE # 16-2-23409-7 KNT

JUDGMENT RENDERED ON: 6/14/2017  
ORDER OF SALE ISSUED: 7/26/2017  
DATE OF LEVY: 8/17/2017

TO: ARCHIE F. CURTIS; NANCY L. CURTIS, (IN REM), JUDGMENT DEBTOR(S):

THE SUPERIOR COURT OF KING COUNTY HAS DIRECTED THE UNDERSIGNED SHERIFF OF  
KING COUNTY TO SELL THE RIGHT, TITLE AND INTEREST OF THE JUDGMENT DEBTOR(S)  
IN THE PROPERTY DESCRIBED TO SATISFY A JUDGMENT IN THE ABOVE ENTITLED  
ACTION. IF DEVELOPED, THE PROPERTY ADDRESS IS:

**102 J ST NE AUBURN, WA 98002**

LOTS 11, 12 AND 13, BLOCK 9, FRENCH'S FIRST ADDITION TO THE TOWN OF SLAUGHTER,  
ACCORDING TO THE PLAT THEREOF RECORDED IN VOLUME 5 OF PLATS, PAGE 53, IN KING  
COUNTY, WASHINGTON. APN/PARCEL NO. 264800-0770

THE SALE OF THE ABOVE DESCRIBED PROPERTY IS TO TAKE PLACE:

**TIME: 10:00 AM**  
**DATE: September 29, 2017**  
**PLACE: 4<sup>TH</sup> AVENUE ENTRANCE, KING COUNTY ADMINISTRATION  
BUILDING, 500 FOURTH AVENUE, SEATTLE, WA 98104**

THE JUDGMENT DEBTOR(S) CAN AVOID THE SALE BY PAYING THE JUDGMENT AMOUNT OF **\$141,162.43** TOGETHER WITH INTEREST, COSTS AND FEES BEFORE THE SALE DATE. FOR THE EXACT AMOUNT, CONTACT THE SHERIFF AT THE ADDRESS STATED BELOW:

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King County Courthouse  
516 Third Avenue  
Room W-150  
Seattle, WA 98104  
(206) 263-2600

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THIS PROPERTY IS SUBJECT TO:

- ☐ 1. No redemption rights after sale.
- ☒ 2. **A redemption period of eight months which will expire at 4:30 p.m. on MAY 29, 2018.**
- ☐ 3. A redemption period of one year which will expire at 4:30 p.m. on.

The judgment debtor(s) or any of them may redeem the above described property at any time up to the end of the redemption period by paying off the amount bid at the Sheriff's sale, plus additional costs, taxes, assessments, certain other amounts, fees and interest. If you are interested in redeeming the property, contact the undersigned sheriff at the address stated below to determine the exact amount necessary to redeem.

IMPORTANT NOTICE: IF THE JUDGMENT DEBTOR(S) DO NOT REDEEM THE PROPERTY BY **4:30 P.M. ON MAY 29, 2018**, THE END OF THE REDEMPTION PERIOD, THE PURCHASER AT THE SHERIFF'S SALE WILL BECOME THE OWNER, AND MAY EVICT THE OCCUPANT FROM THE PROPERTY UNLESS THE OCCUPANT IS A TENANT HOLDING UNDER AN UNEXPIRED LEASE. IF THE PROPERTY TO BE SOLD IS OCCUPIED AS THE PRINCIPAL RESIDENCE BY THE JUDGMENT DEBTOR(S) AT THE TIME OF THE SALE, HE SHE, THEY, OR ANY OF THEM MAY HAVE THE RIGHT TO RETAIN POSSESSION DURING THE REDEMPTION PERIOD, IF ANY, WITHOUT PAYMENT OF ANY RENT OR OCCUPANCY FEE.

The judgment debtor may also have the right to retain possession during any redemption period if the property is used for farming or if the property is being sold under a mortgage that so provides.

JOHN URQUHART, SHERIFF  
King County, Washington

BY: HUGO ESPARZA  
DEPUTY  
KING COUNTY COURTHOUSE  
516 THIRD AVENUE  
ROOM W-150  
SEATTLE, WA 98104  
206-263-2600

ATTORNEY:  
MCCARTHY & HOLTHUS, LLP  
108 1ST AVENUE S  
STE 300  
SEATTLE, WA 98104  
206-596-4856